

## RESOLUTION NO. R-03-2012

### A RESOLUTION OF THE TOWN COUNCIL OF KENSINGTON EXPRESSING SUPPORT OF THE VILLAGE CENTER CONCEPT

**Whereas,** a "Village Center" concept that extends from approximately the Johnson's Flowers property to the MARC Station was presented by Diana and Stowe Teti at the Revitalization Committee Meeting on December 21, 2012; and

**Whereas,** the identified area is adjacent to the historic district and is recognized as being "culturally important" to the Town of Kensington; and

**Whereas,** the Village Center concept can be accommodated under the existing Montgomery County Planning Board draft of the Kensington Sector Plan without any change to height, FAR, or any other elements of the plan; and

**Whereas,** Montgomery County Planning staff can broaden the language of the Kensington Sector Plan to accommodate the Village Center concept without delaying the adoption of the Kensington Sector Plan; and

**Whereas,** the Revitalization Committee supports the Village Center concept and has recommended this to the Council; and

**Whereas,** the Town of Kensington understands the importance of an investment by the Konterra Properties Limited project in Kensington and is generally supportive of exploring additional height not to exceed 75 feet, if certain public amenities are provided for if practicable, including but not limited to: a pedestrian overpass or a pedestrian underpass, a clock tower, or other architectural features that diminish the height effect; and

**WHEREAS,** the Town would be willing to participate in a public charrette regarding design of the Village Center concept that is appropriate given the proximity to historic resources.

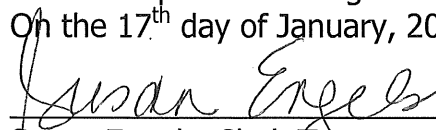
**Now Therefore Be It Resolved** that the Town of Kensington continues to support the immediate adoption of the Montgomery County Planning Board's draft version of the Sector Plan and Design Guidelines and further to support the "Village Center" concept while exploring additional height for the Konterra property, at no point to exceed 75 feet in height, if certain public amenities are provided for, if practicable, including but not limited to: a pedestrian overpass or a pedestrian underpass, a clock tower, or other architectural features that diminish the height effect. Further, the Town would be willing to participate in a public charrette regarding with respect to design of the Village Center area that is appropriate given the proximity to historic resources.

**Adopted** by the Town of Kensington Council, in public meeting assembled, this 17<sup>th</sup> day of January, 2012.



Peter Fosselman, Mayor

**This to certify** that the foregoing  
Resolution was adopted by the Town  
Council in public meeting assembled  
On the 17<sup>th</sup> day of January, 2012

A handwritten signature in cursive script, reading "Susan Engels", written over a horizontal line.

Susan Engels, Clerk-Treasurer